

Docket # _____

**City of Columbus Board of Zoning Appeals
Conditional Use Application
Home-Based Business**

Has this use been initiated on this property? ____ Yes ____ No

Has the Department of Technical Code Enforcement issued a stop work order for this project ? ____ Yes ____ No

Applicants:

Name(s)

Number Street City State ZIP

Telephone No. _____ FAX No. _____ E-mail _____

Owners (not contract buyers) as shown on the county tax records:

Name(s)

Number Street City State ZIP

Telephone No. _____ FAX No. _____ E-mail _____

Property Location

Address:

Number Street City Zip Code

Subdivision _____ Lot Number _____ Lot Dimensions _____

Lot Size (sq. ft. or acres) _____ Zoning Classification _____

Describe this business in detail (type & character of use)

Describe any other activities which take place regularly or frequently on this property (day care, group meetings, parties, etc.)

Location of home-based business

_____ within the dwelling _____ attached garage _____ detached garage _____ outdoors
_____ other building (describe)

Property Information

Size of dwelling _____ sq. ft. Square feet of floor area to be used for business _____

Total number of employees _____ Number of employees not living in the dwelling _____

Is this a seasonal business? _____ Yes _____ No If yes, months of operation _____

Number of vehicles kept on the premises by those residing in the dwelling _____

Location of parking for these vehicles (indicate number parked in the locations listed) _____ garage

_____ driveway _____ on street _____ in yard areas _____ other (explain)

Number of vehicles expected to be parked at the premises by clients, visitors, customers, etc. _____

Name of person who will operate business _____

Does this person reside on the premises? _____ Yes _____ No

I understand that the zoning ordinance does not permit the above-described business on this property, unless the Board of Zoning appeals approves it as a conditional use, and that the request must satisfy all the criteria contained in Section 17.56.050 of the Columbus City Code. I submit the information below in support of this request.

1. The site is adequate to contain the home-based business without detracting from the enjoyment of neighboring properties with respect to the following:

1. The width, depth, and land area of the subject parcel in relation to other parcels in the general area

2. The size, setback, height, and exterior appearance of buildings on the subject parcel in relation to those on other parcels in the general area

3. The number of accessory buildings on the subject parcel in relation to other parcels in the general area

4. The percentage of the parcel covered by buildings and impervious surfaces in relation to that percentage for other parcels in the general area

5. The availability of on-site and off-site parking to accommodate the home-based business

6. Any landscaping, fencing, or yard areas which will be used to buffer the property from neighboring properties

2. The traffic generated by the home based business will not create safety problems nor neighborhood nuisances, with respect to the following:

1. The type and volumes of traffic for which the affected streets are designed

1. The changes in traffic characteristics (including volumes and types of vehicles) which would be attributable to the home-based business

2. Sight distance for traffic entering or leaving the subject property

3. Visibility of the subject site for drivers

4. Condition of the affected streets, including pavement condition and width

5. Emergency vehicle access to the subject site, including the ease of finding the premises or buildings

6. The design of the affected streets in relation to the land uses and traffic in the area, including traffic control devices and traffic calming measures

3. The home-based business will be compatible with and not adversely affect the neighborhood or general area in which it is to be located, with respect to the following:

5. The land uses and zoning classifications in the general area

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2. The number of persons employed at the home-based business and the effect of the presence of those employees on the enjoyment and value of other properties in the general area
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3. Any hazardous or potentially hazardous materials or conditions related to the home-based business and any actions to mitigate those hazards

4. Any external evidence (lighting, noise, heat, vibration, odors, air pollutants, runoff, etc.) of the home-based business and the effect of that evidence on the enjoyment and value of other properties in the general area

5. Any signs proposed in relation to the home-based business and the effect of those signs on the enjoyment and value of other properties in the general area

6. Any interior or exterior changes to existing structures and grounds or any new structures proposed to accommodate the home-based business and the effects of those changes on the enjoyment and value of other properties in the general area

7. The frequency of deliveries of products or supplies to the premises and the types of vehicles used for deliveries

8. The condition and maintenance of buildings and grounds on the subject property in relation to that on other parcels in the general area

1. The days, hours and duration of operation

2. The potential for growth of the home-based business

11. The demand or potential demand for public services in relation to those utilized by residences

I swear or affirm under penalties for perjury, that the foregoing representations are true to the best of my knowledge and belief

Applicant's Signature

Date

I authorize this application and authorize the plan commission, its staff, and such other persons as the staff may deem appropriate to enter upon the property involved in this request for the purpose of analyzing this request.

Owner's Signature

Date

Owner's Signature

Date